Yorkshire Water Services
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Mathias Franklin
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Kirklees Metropolitan District Council
P.O. Box B93
Civic Centre
Huddersfield
HD1 2JR

Your Ref: 2026/91838

Our Ref: B/03061

21st October 2026

Dear Sir/Madam,

Newsome Mills, Hart Street, Newsome, Huddersfield HD4 6LS - (KIRK) Redevelopment, consisting of the alteration, extension, and part demolition of Grade II listed Newsome Mills complex to provide 44 apartments and erection of 24 dwellings, with associated works

Thank you for consulting Yorkshire Water regarding the above proposed development. We have the following comments:

Water Supply

A water supply can be provided under the terms of the Water Industry Act, 1991.

There are two private 4 inch cast iron mains recorded crossing the site, they must be disconnected. A new supply can be made available from the 4 inch cast iron main on Ruth Street.

Waste Water

If planning permission is to be granted, the following condition should be attached in order to protect the local aquatic environment and Yorkshire Water infrastructure:

The development shall be carried out in accordance with the details shown on the submitted Flood Risk Assessment & Drainage Strategy Report prepared by Bright Young Consulting, dated 29/06/2026, unless otherwise agreed in writing with the Local Planning Authority.
(In the interest of satisfactory and sustainable drainage)

Submitted Documents:

The submitted Flood Risk Assessment & Drainage Strategy Report prepared by Bright Young Consulting, dated 29/06/2026 is acceptable. In summary, the report states that:

1) Foul water will discharge to public combined water sewer
2) Sub-soil conditions do not support the use of soakaways
3) A watercourse is remote from the site
4) Surface water will discharge to public combined sewer via storage with restricted discharge of 3.5 litres/second

Yorkshire Water has no objection in principle to:

1) The proposed separate systems of drainage on site with combined off-site
2) The proposed amount of curtilage surface water to be discharged to the public combined sewer at a restricted rate of 3.5 (three point five) litres/second
3) The proposed points of discharge of foul and surface water to the public 225mm diameter combined sewer in Hart Street

submitted on drawing 21197/0500 (revision 4) dated 30/06/2026 that has been prepared by Bright Young Consulting.

The developer should also note that the site drainage details submitted have not been approved for the purposes of adoption or diversion. If the developer wishes to have the sewers included in a sewer adoption/diversion agreement with Yorkshire Water (under Sections 104 and 185 of the Water Industry Act 1991), they should contact our Developer Services Team (tel 0345 120 84 82, email: technical.sewerage@yorkshirewater.co.uk) at the earliest opportunity. Sewers intended for adoption and diversion should be designed and constructed in accordance with the WRc publication 'Sewers for Adoption - a design and construction guide for developers' 6th Edition, as supplemented by Yorkshire Water's requirements.

Yours faithfully

George Mullaney
Town Planning Technician